



**SPECIAL MAGISTRATE HEARING AGENDA  
NOVEMBER 21, 2016  
2:00 P.M.**

**A. CALL TO ORDER**

**B. IMPOSITION OF FINES – COMMUNITY DEVELOPMENT – CODE ENFORCEMENT DIVISION**

1. Case 15-1547 INFINITY UNIVERSITY DRIVE LLC – 4375 – 4399 North University Drive  
Sec. 17-12(9) – Exterior standards – Code Officer Terrell McCombs  
The commercial property, *Piper Plaza*, has potholes inside the vehicular area.
2. Case 15-3468 INFINITY UNIVERSITY DRIVE LLC – 4375 – 4399 North University Drive  
Sec. 16-164(a) – Maintenance – Code Officer Terrell McCombs  
The commercial property, *Piper Plaza*, has the perimeter tree branches that either hinder or obstruct the travel lanes along North University Drive and NW 44 Street.
3. Case 15-5932 PRICE, CAROL A & WHITTAKER, MATTHEW H – 6101 NW 15 Street  
Sec. 16-167 – City-initiated tree removal on private property – Code Officer Terrell McCombs  
The residential property has one (1) dead Norfolk Island pine tree in the front yard.
4. Case 16-3938 KIMBALL, PATRICIA ANN – 10581 NW 28 Manor (*Continued from 9/19/16*)  
Sec. 16-125 – Open storage, garbage and refuse – Code Officer Maira Tarrau  
The residential property has outdoor storage of different items, including but not limit to; car tires, wood boards, timbers, construction material, equipment, tools, a box truck parked on the backyard and another van parked on the second driveway, both storing items.
5. Case 16-3939 KIMBALL, PATRICIA ANN – 10581 NW 28 Manor (*Continued from 9/19/16*)  
Sec. 9-51 – Junked or inoperative vehicle – Code Officer Maira Tarrau  
The residential property has several inoperative vehicles parked at the property.
6. Case 16-4403 COLONIAL SUITES INC – 9960 West Oakland Park Boulevard  
Sec. 16-167 – City-initiated tree removal on private property – Code Officer Terrell McCombs  
The commercial property, *Wendy's*, has one (1) Royal palm tree that died next to the Wendy's monument sign.
7. Case 16-4404 COLONIAL SUITES INC – 9960 West Oakland Park Boulevard  
Sec. 16-164 – Maintenance – Code Officer Terrell McCombs  
The commercial property, *Wendy's*, has deficiencies in the area determined to be part of the landscape feature.

8. Case 16-4405 **DEBS, CARLOS & ARLENE – 1318 NW 129 Way**  
**Sec. 16-164 – Maintenance – Code Officer Terrell McCombs**  
The residential property has deficiencies in the approved landscape site plan.
9. Case 16-4457 **LAKESHORE CLUB HOMEOWNERS ASSOCIATION, INC – NW 90 Terrace**  
**Sec. 16-172(o)(1) – Tree preservation – Code Officer Terrell McCombs**  
The multi-family residential common ground property, *Lakeshore Club HOA*, has a mature tree that was removed behind 9092 NW 45 Court.
10. Case 16-4458 **LAKESHORE CLUB HOMEOWNERS ASSOCIATION, INC – NW 90 Terrace**  
**Sec. 16-167 – City-initiated tree removal on private property – Code Officer Terrell McCombs**  
The multi-family residential common ground property, *Lakeshore Club HOA*, has standing dead trees.
11. Case 16-4459 **MISSY PROPERTIES INC – 2499 North University Drive**  
**Sec. 16-167 – City-initiated tree removal on private property – Code Officer Terrell McCombs**  
The commercial property, *Dunkin Donuts*, has one mature live oak tree along the south perimeter next to the drive-thru area.
12. Case 16-4482 **NNN TRS INC – 2301 North University Drive**  
**Sec. 17-12(9) – Exterior standards – Code Officer Terrell McCombs**  
The commercial property, *Walgreen's*, has alterations and changes from the city approved site plan after the parking area was recently restriped without first obtaining city permits.
13. Case 16-4483 **NNN TRS INC – 2301 North University Drive**  
**Sec. 17-12(9) – Exterior standards – Code Officer Terrell McCombs**  
The commercial property, *Walgreen's*, has worn paving with broken curbs within the vehicular area.
14. Case 16-4526 **CRYSTAL HOUSE HOLDINGS LLC – 1200 Sunset Strip (Continued from 9/19/16)**  
**Sec. 9-1 – Prohibited generally – Code Officer Edward Dearth**  
The commercial property has a semi-truck parked and/or stored on the premises.
15. Case 16-4618 **VIDEAU, ROLEX & CAROLINE – 8591 NW 25 Court**  
**Sec. 17-16(4) – Minimum standards for light and ventilation – Code Officer Dennis Barvels**  
The residential property has a damaged screen door in need of repair or replacement.
16. Case 16-4640 **LAKAY FINANCIAL INTERNATIONAL INC – 6780 Sunset Strip (Continued from 9/19/16)**  
**Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Edward Dearth**  
*Synergy Forwarding LLC* is operating without a local business tax receipt.
17. Case 16-4827 **FETLAR LLC – 6641 NW 24 Place**  
**Sec. 16-167 – City-initiated tree removal on private property – Code Officer Terrell McCombs**  
The residential property has one (1) standing dead Queen palm tree in the front swale.

18. Case 16-4832 **EDWARDS, WOOGLEY R & ANDREA M S – 6261 NW 13 Street**  
**Sec. 9-18 – Prohibited acts – Code Officer Edward Dearth**  
The residential property has an unattended radio speaker in the hedges positioned in the direction of the adjacent neighbor's property creating a nuisance.
19. Case 16-5653 **EDWARDS, WOOGLEY R & ANDREA M S – 6261 NW 13 Street**  
**Sec. 16-125 – Open storage, garbage and refuse – Code Officer Edward Dearth**  
The residential property has outdoor storage of multiple tires, a door and various other debris.
20. Case 16-4902 **CITY NATIONAL BANK OF FL TRUSTEE – 3415-3495 North Hiatus Road**  
**Sec. 16-125(b) – Open storage, garbage and refuse – Code Officer Lydia Walker**  
The commercial property has the dumpster enclosures that are dirty and overflowing with garbage and the lids are being kept open.
21. Case 16-5012 **MACIAS, EUGENIO & SONIA – 458 Lakeside Circle**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Dennis Barvels**  
The residential property has a vehicle without a valid license tag.
22. Case 16-5078 **FINKLEA, EVERETT – 2100 NW 83 Avenue**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Dennis Barvels**  
The residential property has a vehicle with an expired license tag.
23. Case 16-5107 **JP MORGAN CHASE BANK NA – 1400 NW 58 Terrace**  
**Sec. 16-191(d)(7)(9) – Fences and hedges in residential districts – Code Officer Edward Dearth**  
The residential property has the rear wooden fence that is in disrepair.
24. Case 16-5140 **JP MORGAN CHASE BANK NA – 1400 NW 58 Terrace**  
**Sec. 17-12(a) – All swimming pools, spa, hot tubs or similar structures – Code Officer Edward Dearth**  
The residential property has a swimming pool that is not being maintained in a sanitary manner.
25. Case 16-5278 **560 SAWGRASS PROPERTIES – 560 Sawgrass Corporate Parkway**  
**Sec. 17-12 – Exterior standards – Code Officer Richard Field**  
The commercial property has the sidewalks and walkways both on the perimeter of the property and interior that are in a state of disrepair with a badly broken up area and seven (7) areas with ¼ inch or more vertical misalignment for a total of eight (8) areas with at least 40 linear feet that must be addressed.
26. Case 16-5484 **THE SUNRISER CONDOMINIUM INC – 5971 NW 17 Place**  
**Sec. 16-111 – Swimming pool regulations – Code Officer Dennis Barvels**  
The common area swimming pool has a gate that is not a self-latching gate.
27. Case 16-5785 **SUNRISE GARDEN APARTMENTS LLC – 2117-2119 NW 64 Avenue**  
**Sec. 9-1 – Prohibited generally – Code Officer Lydia Walker**  
The residential property has discarded furniture, mattresses and other discarded items on the ground next to the dumpster.

28. Case 16-5910 **FEDERAL NATIONAL MORTGAGE ASSOCIATION CORP – 10830 NW 29 Court**  
**Sec. 17-12(a) – All swimming pools, spa, hot tubs or similar structures – Code Officer Maira Tarrau**  
The residential property has a swimming pool that is not being maintained in a sanitary manner.

**C. FORMAL HEARINGS – COMMUNITY DEVELOPMENT – CODE ENFORCEMENT DIVISION**

29. Case 16-0930 **LAKESIDE MANOR SOUTH ASSOCIATION INC – 5861 NW 16 Place, unit 110**  
**Sec. 17-12(3) – Exterior standards – Code Officer Edward Dearth**  
The residential property has a sliding glass door, the rear patio door and the front door knob in disrepair.
30. Case 16-0931 **LAKESIDE MANOR SOUTH ASSOCIATION INC – 5861 NW 16 Place, unit 110**  
**Sec. 17-13(8) – Interior standards – Code Officer Edward Dearth**  
The residential property has the dining room light that does not function properly, exposed wires above the stove and an exposed electrical outlet in the northwest bedroom.
31. Case 16-0948 **LAKESIDE MANOR SOUTH ASSOCIATION INC – 5861 NW 16 Place, unit 110**  
**Sec. 17-15(14) – Minimum standards – Code Officer Edward Dearth**  
The residential property has the dishwasher that is not installed properly.
32. Case 16-0949 **LAKESIDE MANOR SOUTH ASSOCIATION INC – 5861 NW 16 Place, unit 110**  
**Sec. 17-15(6) – Minimum standards – Code Officer Edward Dearth**  
The residential property has a kitchen cabinet drawer in disrepair.
33. Case 16-0951 **LAKESIDE MANOR SOUTH ASSOCIATION INC – 5861 NW 16 Place, unit 110**  
**Sec. 17-13(6) – Interior standards – Code Officer Edward Dearth**  
The residential property has a kitchen sink corded faucet loose, guest bathroom sink is missing a handle and is loose and the master bathroom toilet does not flush properly.
34. Case 16-0959 **LAKESIDE MANOR SOUTH ASSOCIATION INC – 5861 NW 16 Place, unit 110**  
**Sec. 17-13 – Interior standards – Code Officer Edward Dearth**  
The residential property has a hole in the wall above the stove, water damage on laundry room ceiling and master bedroom closet baseboard and a hole in the hallway closet ceiling.
35. Case 16-0966 **LAKESIDE MANOR SOUTH ASSOCIATION INC – 5861 NW 16 Place, unit 110**  
**Sec. 17-15 – Minimum standards – Code Officer Edward Dearth**  
The residential property has no shelves in the northwest bedroom closet, no door on the master bedroom closet and no door or shoves for the hallway closet.
36. Case 16-0970 **LAKESIDE MANOR SOUTH ASSOCIATION INC – 5861 NW 16 Place, unit 110**  
**Sec. 17-16(4) – Minimum standards – Code Officer Edward Dearth**  
The residential property has missing window screen for the northwest bedroom windows.
37. Case 16-3038 **LINDSAY, ANTHONY – 5985 NW 24 Place**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Edward Dearth**  
The residential property has a vehicle without a current license tag.

38. Case 16-3646 **BABABIA CO – 4021 NW 93 Way**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The residential property has an adjacent city sidewalk that is in a state of disrepair.
39. Case 16-4572 **KEMP, JAMES – 5920 NW 19 Street**  
**Sec. 17-12(4) – Exterior standards – Code Officer Edward Dearth**  
The residential property has a south patio enclosure in disrepair.
40. Case 16-4701 **KEMP, JAMES – 5920 NW 19 Street**  
**Sec. 16-191(d)(7)(9) – Fences and hedges in residential districts – Code Officer Edward Dearth**  
The residential property has the east and west chain link gates in disrepair.
41. Case 16-4834 **REGENCY CENTERS LP – 10075-10155 West Oakland Park Boulevard**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The residential property has an adjacent city sidewalk that is in a state of disrepair.
42. Case 16-4877 **PRICE, CAROL A & WHITTAKER, MATTHEW H – 6101 NW 15 Street**  
**Sec. 17-12(6) – Exterior standards – Code Officer Edward Dearth**  
The residential property has all of the fascia boards that are in need of paint.
43. Case 16-4883 **MPT OF FT LAUDERDALE LLC – 4399 North Nob Hill Road**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The commercial property, *folio 49.41.19.05.0110*, has an adjacent city sidewalk that does not meet the minimum maintenance standards.
44. Case 16-5111 **SIMPSON, DUANE & ALLISON L – 9000 NW 25 Street**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The residential property has an adjacent city sidewalk that is in a state of disrepair.
45. Case 16-5121 **ROSENBERG, IRA – 9080 NW 25 Street**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The residential property has an adjacent city sidewalk that is in a state of disrepair.
46. Case 16-5127 **MADERA, AWILDA & KUANT, HARRY – 8941 NW 25 Street**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The residential property has an adjacent city sidewalk that is in a state of disrepair.
47. Case 16-5129 **CUNNINGHAM, NZARINE – 8901 NW 25 Street**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The residential property has an adjacent city sidewalk that is in a state of disrepair.
48. Case 16-5130 **SOUTHPOINTE II HOMEOWNERS ASSOCIATION INC – NW 38 Street**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The residential property has an adjacent city sidewalk that is in a state of disrepair.

49. Case 16-5186 **WILL DUDDITS INC – 6500-6520 NW 20 Street**  
**Sec. 16-79 – Master business list – Code Officer Edward Dearth**  
The commercial property that is in a B-3 zoning district, has vehicle repairs being conducted on the premises which is a non-permitted use.
50. Case 16-5667 **WILL DUDDITS INC – 6500-6520 NW 20 Street**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Edward Dearth**  
The commercial property has vehicles with no or expired license tags.
51. Case 16-5198 **SOUTHPOINTE HOMEOWNERS ASSOCIATION INC – 3701 North Hiatus Road**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The multi-family residential property, *folio 49.41.19.06.1400*, has an adjacent city sidewalk that is in a state of disrepair.
52. Case 16-5199 **SOUTHPOINTE HOMEOWNERS ASSOCIATION INC – 3699 North Hiatus Road**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The multi-family residential property, *folio 49.41.19.06.1440*, has an adjacent city sidewalk that is in a state of disrepair.
53. Case 16-5275 **WHITTINGHAM-LYONS, LANSE – 1880 NW 60 Avenue**  
**Sec. 9-31 – Proper maintenance required – Code Officer Edward Dearth**  
The residential property has outdoor storage of appliances and various other debris throughout the common area.
54. Case 16-5607 **WHITTINGHAM-LYONS, LANSE – 1880 NW 60 Avenue**  
**Sec. 14-16(d) – Illegal parking – Code Officer Edward Dearth**  
The residential property has a vehicle parked/stored on the rear lawn and a vehicle obstructing the sidewalk.
55. Case 16-5608 **WHITTINGHAM-LYONS, LANSE – 1880 NW 60 Avenue**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Edward Dearth**  
The residential property has vehicles with no or expired license tags and flat tires.
56. Case 16-5609 **WHITTINGHAM-LYONS, LANSE – 1880 NW 60 Avenue**  
**Sec. 17-12(6) – Exterior standards – Code Officer Edward Dearth**  
The residential property has exterior walls that are discolored and in need of paint.
57. Case 16-5319 **SAWGRASS ESTATES HOMEOWNERS INC – NW 32 Manor**  
**Sec. 16-248 – Prohibited signs – Code Officer Maira Tarrau**  
The residential property, *Sawgrass Estates South, parcel ID# 49.40.24.12.2440*, has several unlawful No Parking Signs were installed on the adjacent swale area by the south perimeter of the property along NW 30 Place without first obtaining the required permits.
58. Case 16-5338 **SAI TECH CONSULTING INC – 7170 Sunset Strip**  
**Sec. 16-191(d)(7)(9) – Fences and hedges in residential districts – Code Officer Edward Dearth**  
The residential property has the west wooden gate that is in disrepair.

59. Case 16-5571 **SAI TECH CONSULTING INC – 7170 Sunset Strip**  
**Sec. 17-12(3) – Exterior standards – Code Officer Edward Dearth**  
The residential property has the garage door that is in disrepair and two (2) rear exterior doors that are in a deteriorated condition.
60. Case 16-5577 **SAI TECH CONSULTING INC – 7170 Sunset Strip**  
**Sec. 17-12(6) – Exterior standards – Code Officer Edward Dearth**  
The residential property has mildew on the north exterior wall, rotten wood and peeling paint on the west fascia boards.
61. Case 16-5358 **HOMEFREE USA INC / RV-JV - 2100 NW 111 Avenue (Continued from 10/17/16)**  
**Sec. 17-12(a) – All swimming pools, spa, hot tubs or similar structures – Code Officer Maira Tarrau**  
The residential property has a swimming pool that is not being maintained in a sanitary manner.
62. Case 16-5419 **NELSON, CARLOS & BENNETT, LESA ANN-NICOLE – 6001 NW 25 Court**  
**Sec. 16-191(d)(7)(9) – Fences and hedges in residential districts – Code Officer Edward Dearth**  
The residential property has the east front wooden gate that is in disrepair.
63. Case 16-5497 **DORSEY, CHAD E – 11451 NW 38 Place – Code Officer Linda Brown**  
**Sec. 16-118 – Accessory uses and structures**  
**Sec. 16-69 – RS-3 and RS-5 Low density single-family residential districts**  
**Sec. 16-70 – RS-6 Single-family planned development district**  
The residential property has a canopy and frame in the setback.
64. Case 16-5499 **JPO LENDERS LLC – 11450 NW 38 Place – Code Officer Linda Brown**  
**Sec. 16-118 – Accessory uses and structures**  
**Sec. 16-69 – RS-3 and RS-5 Low density single-family residential districts**  
**Sec. 16-70 – RS-6 Single-family planned development district**  
The residential property has a large white canopy in the setback.
65. Case 16-5500 **SIMONS, ROBERT W JR – 2595 NW 99 Avenue**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Dennis Barvels**  
The residential property has a vehicle without a license tag.
66. Case 16-5517 **CONCEPCION, DONALD J & PASTORE, JENNIFER – 11430 NW 35 Street**  
**Sec. 17-12(6) – Exterior standards – Code Officer Linda Brown**  
The residential property has the exterior of the house that need to be painted.
67. Case 16-5567 **SUNRISE CONDO GROUP LLC – 5980 NW 16 Place A 16**  
**Sec. 17-12(3) – Exterior standards – Code Officer Edward Dearth**  
The residential property has an inoperative bathroom and bedroom window.
68. Case 16-5568 **SUNRISE CONDO GROUP LLC – 5980 NW 16 Place A 16**  
**Sec. 17-13(8) – Interior standards – Code Officer Edward Dearth**  
The residential property has an inoperative living room electrical outlet and hallway light fixture.

69. Case 16-5573 **BELLMORE, MARK – 11411 NW 40 Place**  
**Sec. 16-191(d)(7)(9) – Fences and hedges in residential districts – Code Officer Linda Brown**  
The residential property has a fence that is in disrepair.
70. Case 16-5624 **BAZALAR, MARCO – 11611 NW 30 Place (Continued from 10/17/16)**  
**Sec. 17-12(a) – All swimming pools, spa, hot tubs or similar structures – Code Officer Maira Tarrau**  
The residential property has a swimming pool that is not being maintained in a sanitary manner.
71. Case 16-5792 **ALKESLASSI, SANDRA – 1484 NW 129 Way (Continued from 10/17/16)**  
**Sec. 17-12(a) – All swimming pools, spa, hot tubs or similar structures – Code Officer Maira Tarrau**  
The residential property has a swimming pool that is not being maintained in a sanitary manner.
72. Case 16-5839 **ALKESLASSI, SANDRA – 1484 NW 129 Way (Continued from 10/17/16)**  
**Sec. 17-12(3) – Exterior standards – Code Officer Maira Tarrau**  
The residential property has the screen enclosure for the rear patio in a state of disrepair.
73. Case 16-5826 **KROESCH, LYNN S & HOSLER, PATRICK G JR – 8270 NW 36 Street**  
**Sec. 9-31 – Proper maintenance required – Code Officer Linda Brown**  
The residential property has garbage and debris in the backyard.
74. Case 16-5829 **BEAULY LLC – 2880 NW 83 Terrace**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Dennis Barvels**  
The residential property has a vehicle without a license tag.
75. Case 16-6240 **BEAULY LLC – 11410 NW 37 Place**  
**Sec. 9-31 – Proper maintenance required – Code Officer Linda Brown**  
The residential property has overgrown grass and weeds.
76. Case 16-5840 **REALTY INCOME PROPERTIES 4 LLC – 9919 West Oakland Park Boulevard**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Linda Brown**  
The commercial property, *24 Hour Fitness Shaq Clubs*, has a blue Honda Civic in the parking lot without a tag.
77. Case 16-5866 **L & D INVESTORS SUNRISE INC – 2520 North University Drive**  
**Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Edward Dearth**  
*Cell Phone Repair Clinic* is operating without a local business tax receipt.
78. Case 16-5891 **SMITH, SUSAN BORMAN – 9240 NW 32 Place (Continued from 10/17/16)**  
**Sec. 17-12(3) – Exterior standards – Code Officer Dennis Barvels**  
The residential property has plywood boards over the front windows and door.
79. Case 16-6200 **FETLAR LLC – 8320 NW 25 Street**  
**Sec. 9-31 – Proper maintenance required – Code Officer Dennis Barvels**  
The residential property has overgrown grass and weeds in excess of six inches.



80. Case 16-6256 11331 NW 39 PLACE LLC – 11331 NW 39 Place  
Sec. 9-31 – Proper maintenance required – Code Officer Linda Brown  
The residential property has overgrown grass and weeds.
81. Case 16-6278 KIMKOWSKI, BEVERLY – 11011 NW 25 Court  
Sec. 9-51 – Junked or inoperative vehicle – Code Officer Maira Tarrau  
The residential property has an inoperative vehicle parked on the driveway without a legal license plate.
82. Case 16-6370 KIMKOWSKI, BEVERLY – 11011 NW 25 Court  
Sec. 16-165(h) – Plant material – Code Officer Maira Tarrau  
The residential property has the swale area that is devoid of grass.
83. Case 16-6371 KIMKOWSKI, BEVERLY – 11011 NW 25 Court  
Sec. 9-1 – Prohibited generally – Code Officer Maira Tarrau  
The residential property has become an eyesore for the neighborhood for the following reasons:  
1. There are two (2) commercial trucks illegally parked over the grass and obstructing the sidewalk by the west side of the front yard.  
2. There are two (2) other vehicles parked over the sidewalk and another vehicle parked on the driveway without a legal license plate.
84. Case 16-6375 BARRABI, GUILLERMO & BARRABI, MARIA – 11700 NW 36 Place  
Sec. 14-16(a-f) – Illegal parking – Code Officer Linda Brown  
The residential property has a car blocking the sidewalk and a car parked on the front lawn.

**D. REPEAT VIOLATIONS – COMMUNITY DEVELOPMENT – CODE ENFORCEMENT DIVISION**

85. Case 16-6766 SIMPSON STATION – 5001 North Pine Island Road  
Sec. 16-164 – Maintenance – Code Officer Terrell McCombs  
The commercial property, *Mobil gas station*, has one (1) canopy tree, 35 hedges and 600 ground cover plants that are missing, dead or not Florida #1 on this site. *This is a repeat violation of Final Order 12-7531 signed by the Special Magistrate on February 1, 2013.*
86. Case 16-6767 SIMPSON STATION – 5001 North Pine Island Road  
Sec. 16-164(a) – Maintenance – Code Officer Terrell McCombs  
The commercial property, *Mobil gas station*, has a number of general landscape maintenance issues. *This is a repeat violation of Final Order 12-7532 signed by the Special Magistrate on February 1, 2013.*
87. Case 16-6768 SIMPSON STATION – 5001 North Pine Island Road  
Sec. 16-255 – Landscaping of ground signs – Code Officer Terrell McCombs  
The commercial property, *Mobil gas station*, has landscape that is missing around the existing monument sign that was installed at the corner of North Pine Island Road and NW 50 Street. *This is a repeat violation of Final Order 12-7534 signed by the Special Magistrate on February 1, 2013.*

88. Case 16-6864 **ABDO, SAM & KLOWDIAT – 11780 NW 37 Street**  
**Sec. 14-31 – Trucks in residential zones – Code Officer Maira Tarrau**  
The residential property has a commercial tow truck parked over the grass on the front yard.  
*This is a repeat violation of Final Order 12-6234 signed by the Special Magistrate on September 24, 2012.*

**E. IMPOSITIONS OF FINE – COMMUNITY DEVELOPMENT – BUILDING DIVISION**

89. Case 16-3223 **VINALS, RAFAEL E – 11441 NW 39 Place**  
**Sec. 105.1- Permit Required- Chief Structural Inspector Charles Loy**  
The property has been altered by building a structure in the back yard without first obtaining the necessary permits from the Building Official.
90. Case 16-3224 **SIMEON, ULRICK & MARIE C – 8150 NW 20 Court**  
**Sec. 105.1- Permit Required- Structural Inspector Jose Sadin**  
The property has been altered by adding an illegal addition without first obtaining the necessary permits from the Building Official.
91. Case 16-3800 **SOCOL, CHRISTOPHER – 9444 NW 46 Street**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by adding a structure to the rear of the property without first obtaining the necessary permits from the Building Official.
92. Case 16-4346 **DOAN, ANN Y - 2221 NW 70 Avenue (Continued from 9/19/16)**  
**Sec. 105.1- Permit Required- Chief Structural Inspector Charles Loy**  
The property has been altered by performing interior alterations throughout the property without first obtaining the necessary permits from the Building Official.
93. Case 16-4348 **DOAN, ANN Y - 2221 NW 70 Avenue (Continued from 9/19/16)**  
**Sec. 105.1- Permit Required- Electrical Inspector William Sansone**  
The property has been altered by performing electrical work throughout the property without first obtaining the necessary permits from the Building Official.
94. Case 16-5188 **ROBINSON, ALEXIS JEAN – 4250 NW 115 Avenue**  
**Sec. 105.1- Permit Required- Electrical Inspector William Sansone**  
The property has been altered by the owners switching the water heater from gas to electric without first obtaining the necessary permits from the Building Official.
95. Case 16-5462 **MOORE, KENNETH D – 2430 NW 87 Lane**  
**Sec. 105.1 - Permit Required - Structural Inspector Jose Sadin**  
The property has been altered by installing a PVC fence without first obtaining the necessary permits from the Building Official.
96. Case 16-5496 **WELLEBY CONDOMINIUM ASSOCIATION ONE, INC. - 3621 NW 95 Terrace, Bldg. 5**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by rebuilding a wood fence throughout the building without first obtaining the necessary permits from the Building Official.
97. Case 16-5537 **CITY NATIONAL BANK OF FL TRSTE – 3421 North Hiatus Road**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by adding new walls and performing electrical work without first obtaining the necessary permits from the Building Official.

98. Case 16-5619 **BEACH HOLDING INC – 2043 North University Drive**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by performing renovations without first obtaining the necessary permits from the Building Official.

**F. FORMAL HEARING – COMMUNITY DEVELOPMENT – BUILDING DIVISION**

99. Case 16-2420 **CSH 2016-1 BORROWER LLC - 2300 NW 83 Avenue** *(Continued from 10/17/16)*  
**Sec. 105.1- Permit Required- Structural Inspector Jose Sadin**  
The property has been altered by performing interior alterations and adding an illegal enclosure without first obtaining the necessary permits from the Building Official.
100. Case 16-3073 **EYES ON YOU INVESTIGATION INC– 5865 NW 14 Street**  
**Sec. 105.1- Permit Required- Structural Inspector Jeremie Bennett**  
The property has been altered by installing new windows without first obtaining the necessary permits from the Building Official.
101. Case 16-3164 **YANG, AI FA & HUANG, ZENG CHANG– 7140 Sunset Strip**  
**Sec. 105.1- Permit Required- Structural Inspector Jeremie Bennett**  
The property has been altered by enclosing the garage without first obtaining the necessary permits from the Building Official.
102. Case 16-3179 **GRIMES, MICHAEL R & MARY B– 9260 NW 49 Place**  
**Sec. 105.1- Permit Required- Chief Structural Inspector Charles Loy**  
The property has been altered by adding a screen enclosure without first obtaining the necessary permits from the Building Official.
103. Case 16-3200 **BERGSOHN, KENNETH & JANET LE BERGSOHN FAMILY REV TR**  
**2601 North Nob Hill Road, building 201, unit 108** *(Continued from 10/17/16)*  
**Sec. 105.1- Permit Required- Structural Inspector Jose Sadin**  
The property has been altered by enclosing the rear patio without first obtaining the necessary permits from the Building Official.
104. Case 16-3226 **DEZONIE-HORNE, DAPHNEY & HORNE, KENNETH – 12000 NW 29 Place**  
**Sec. 105.1- Permit Required- Chief Structural Inspector Charles Loy** *(Con't from 10/17/16)*  
The property has been altered by adding an illegal addition without first obtaining the necessary permits from the Building Official.
105. Case 16-4250 **ROBINSON, KATHERINE - 9371 NW 45 Street** *(Continued from 10/17/16)*  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by enclosing a screen room and adding structures without first obtaining the necessary permits from the Building Official.
106. Case 16-4675 **GONZALEZ-ORCOYEN, FLORENCIA & ISSEL, AXEL GUILLERMO**  
**15813 West Waterside Circle Unit 103 Building 27**  
**Sec. 105.1- Permit Required- Plumbing Inspector John Giunta**  
The property has been altered by renovating the kitchen without first obtaining the necessary permits from the Building Official.

- 107. Case 16-4780**      **COLLAZO, JOSE C & COLLAZO, MARIA C– 2816 NW 109 Avenue**  
**Sec. 105.1- Permit Required-Chief Structural Inspector Charles Loy**  
The property has been damaged by a car running into the building. The damaged must be repaired with the necessary permits obtained from the Building Official.
- 108. Case 16-5299**      **DIAZ, GINA E – 8450 Sunrise Lakes Boulevard Building 51 Unit 212**  
**Sec. 105.1- Permit Required- Structural Inspector Jose Sadin**  
The property has been altered by performing interior alterations but limited to remodeling two bathrooms and the kitchen without first obtaining the necessary permits from the Building Official.
- 109. Case 16-5346**      **WESTON SUNRISE INVESTORS – 1087-1091 Shotgun Road**  
**Sec. 105.1- Permit Required- Structural Inspector Terry Burgess**  
The property has been altered by performing remodeling work without first obtaining the necessary permits from the Building Official.
- 110. Case 16-5430**      **ESPIN, ANA H/E DESOUZA, RICARDO – 9850 Sunrise Lakes Boulevard, Bldg. 154, Unit 202**  
**Sec. 105.1- Permit Required- Structural Inspector Jose Sadin**  
The property has been altered by enclosing two exterior doors without first obtaining the necessary permits from the Building Official.
- 111. Case 16-5459**      **G & F HOUSES INC– 3691 NW 95 Terrace, building 12, unit 1203**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by remodeling the kitchen without first obtaining the necessary permits from the Building Official.
- 112. Case 16-5666**      **WATER BRIDGE WEST INC – NW 39 Street**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by adding a sign without first obtaining the necessary permits from the Building Official.
- 113. Case 16-5686**      **3060 NW 60 AVENUE- SUNRISE LLC – 3060 NW 60 Avenue**  
**Sec. 105.1- Permit Required- Structural Inspector Jose Sadin**  
The property has been altered by adding a wall sign without first obtaining the necessary permits from the Building Official.
- 114. Case 16-5722**      **BEACH HOLDING INC– 2141 North University Drive**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by performing interior renovations without first obtaining the necessary permits from the Building Official.
- 115. Case 16-5723**      **ANNIE MAMIN LLC– 10571 NW 24 Court**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered remodeling throughout the property without first obtaining the necessary permits from the Building Official.
- 116. Case 16-5739**      **SMITH, FIONA H/E SMITH, RONALD & PEARLINE– 10190 NW 24 Court**  
**Sec. 105.1- Permit Required- Structural Inspector Terry Burgess**  
The property has been altered by adding two masonry structures in the rear of the property without first obtaining the necessary permits from the Building Official.

117. Case 16-5989     **L & D INVESTORS SUNRISE, INC– 2574 North University Drive**  
**Sec. 116- Unsafe Building- Structural Inspector Jamie Hudson**  
The property had the main sign of the shopping plaza damaged due to a car accident deeming it to be unsafe. The unsafe sign must be repaired and all of the necessary permits must be obtained from the Building Department.
118. Case 16-6633     **L & D INVESTORS SUNRISE, INC– 2574 North University Drive**  
**Sec. 101.4.1- Electrical Maintenance- Chief Electrical Inspector Angel Perez**  
The property has failed to maintain the following devices in a safe and good working order: 1. The recessed lights under the covered walkway at the center of building has water damage and must be replaced. FBC 101.4.1, 2. The sprinkler pump and related electrical equipment has exposed wiring, damaged enclosures and missing covers. FBC 101.4.1, and 3. The fluorescent fixtures in the breezeway are not rated for the environment in which they are installed. NEC 110.11 Apply for and obtain all required permits from the Building Department (954-572-2354). All required inspections must be scheduled and meet with positive results.

#### **G. REDUCTIONS OF FINE – COMMUNITY DEVELOPMENT – BUILDING DIVISION**

119. Case 05-2336     **MARTINEZ, JORGE LOUIE & MARTINEZ, LORI A – 1333 SW 151 Avenue**  
**Sec. 105.1- Permit Required- Structural Inspector Terry Burgess**  
The property has been altered when a storage room was built inside the garage without first obtaining the necessary permits from the Building Official.
120. Case 10-0711     **SIMPSON, CARL – 2000 NW 76 Avenue**  
**Sec. 105.1- Permit Required – Structural Plan Reviewer Glynn Tyson**  
The residential property has a rear patio that was enclosed without first obtaining the necessary permits from the Building Official. Apply for and obtain all required permits from the Building Division
121. Case 14-0140     **WELLS FARGO BANK NA – 15801 Waterside Circle, Unit #106**  
**Sec. 105.1- Permit Required – Assistant Building Official Aaron Silverman**  
The property has been altered by performing interior demolition work without first obtaining the necessary permits from the Building Official.
122. Case 14-1619     **FARQUHARSON, HORTENSE – 2766 NW 80 Avenue**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by enclosing the garage for habitable space without first obtaining the necessary permits from the Building Official.
123. Case 15-6695     **SUNRISE TOWNE PREFERRED CONDOMINIUM, INC – CONDO 4**  
**5950-5978 N.W. 25 Court**  
**Sec. 110.15 – 40-year safety inspection program – Assistant Building Official Aaron Silverman**  
The responsible property owner failed to submit a forty-year safety inspection report as required by the Broward County Board of Rules and Appeals (BORA) 40 Year Building Safety Inspection Program.

124. Case 10-2044 **BANK OF NEW YORK MELLON TRSTEE – 1382 N.W. 127 Drive**  
**Previous owner – Louissaint, Leonel & Erna**  
**Sec. 105.11.2 –Expired Permit – Structural Plans Examiner Glynn Tyson**  
Shutter permit (07-3529) expired. The permit must be renewed and all required inspections must be approved by the Community Development - Building Division.

#### **H. REDUCTIONS OF FINE – COMMUNITY DEVELOPMENT – CODE ENFORCEMENT DIVISION**

125. Case 13-6610 **BANK OF NEW YORK MELLON TRSTEE – 1382 N.W. 127 Drive**  
**Previous owner – Louissaint, Leonel & Erna**  
**Sec. 16-111 – Swimming pool regulations – Code Officer Maira Tarrau**  
The residential property has a wood shadowbox fence as a safety pool barrier in a state of disrepair.
126. Case 13-6682 **BANK OF NEW YORK MELLON TRSTEE – 1382 N.W. 127 Drive**  
**Previous owner – Louissaint, Leonel & Erna**  
**Sec. 16-164(a) – Maintenance – Code Officer Maira Tarrau**  
The residential property has landscaping that is not being maintained in a good appearance.
127. Case 15-4306 **BANK OF NEW YORK MELLON TRSTEE – 1382 N.W. 127 Drive**  
**Previous owner – Louissaint, Leonel & Erna**  
**Sec 9-1 – Prohibited generally – Code Officer Maira Tarrau**  
The residential property constitutes an eyesore and a hazard to the neighborhood.
128. Case 07-1554 **NW 28 MANOR TR / POWERS, PAMELA T – 10641 NW 28 Manor**  
**Previous owner – Mason, IV TR Del & Marco, Gail, Trs.**  
**Sec. 13.5-2(d) / 13-5-3 – Pool barrier Code Officer Dennis Barvels**  
The residential property has the pool barrier that is missing around the swimming pool area.
129. Case 10-4448 **NW 28 MANOR TR / POWERS, PAMELA T – 10641 NW 28 Manor**  
**Sec. 16-164(a) – Landscape maintenance – Code Officer Terrell McCombs**  
The residential property has one (1) standing dead coconut palm tree in the front yard.
130. Case 13-3658 **NW 28 MANOR TR – 10641 NW 28 Manor**  
**Sec. 17-12(a) – Unsanitary pool – Code Officer Maira Tarrau**  
The residential property has a swimming pool that is in an unsanitary condition.
131. Case 15-1816 **BEAULY LLC – 9320 NW 26 Street**  
**Sec. 16-170 – Minimum landscaping – Code Officer Terrell McCombs**  
The residential property has no trees that are existing in the front yard.
132. Case 15-5150 **NELSON, CARLOS & BENNETT, LESA ANN-NICOLE – 6001 NW 25 Court**  
**Sec 16-165(h) – Plant material – Code Officer Edward Dearth**  
The residential property has the front lawn and swale area that is devoid of grass.
133. Case 16-2562 **GROUP 10 SOUTHEAST LLC – 6590 NW 21 Court**  
**Previous owner – Williams, Desborn D & Bernice E**  
**Sec. 17-12(3) – Exterior standards – Code Officer Edward Dearth**  
The residential property has the front door to the front porch enclosure that is in disrepair.

134. Case 10-4158      **FEDERAL NATIONAL MORTGAGE ASSN – 6660 NW 24 Street**  
**Previous Owner – OXELL, LOIE G**  
**Sec. 16-165(h) – Plant material – Code Officer Terrell McCombs**  
The residential property has almost all sod area in the swale area is missing, with merely a coating of sand. The intent of this citation is to restore the property to the minimum landscaping requirements.
135. Case 13-0770      **FEDERAL NATIONAL MORTGAGE ASSN – 6660 NW 24 Street**  
**Previous Owner – OXELL, LOIE G**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Edward Dearth**  
There is a vehicle with flat tires parked/stored at this residential property.
136. Case 13-5211      **FEDERAL NATIONAL MORTGAGE ASSN – 6660 NW 24 Street**  
**Previous Owner – OXELL, LOIE G**  
**Sec. 17-15(14) – Minimum standards – Code Officer Edward Dearth**  
The residential property is occupied without an active city water account.
137. Case 15-5059      **FEDERAL NATIONAL MORTGAGE ASSN – 6660 NW 24 Street**  
**Previous Owner – OXELL, LOIE G**  
**Sec. 16-165(h) – Plant material – Code Officer Edward Dearth**  
The residential property has a swale area that is devoid of grass.

## **I. ADJOURNMENT**

If a person decides to appeal any decision made by the above board agency or commission with respect to any matter considered at such meeting or hearing, he will need a record of the proceedings, and that, for such purpose, he may need to ensure that a verbatim record of the proceedings is made, which the appeal is to be based. F.S.S. 286.01105.

Policy of non-discrimination with regard to race, color, religion, national origin, sex, age, or physical or mental disabilities; equal opportunity employer.

ANY PERSON WHO BELIEVES HE OR SHE HAS A DISABILITY REQUIRING THE USE OF AUXILIARY AIDS AND SERVICES AT THIS MEETING MAY CALL THE CLERK TO THE SPECIAL MAGISTRATE, MARISLADY LOPEZ, AT (954) 572-2347 AT LEAST 48 HOURS PRIOR TO THE MEETING TO ADVISE OF HIS/HER SPECIAL REQUIREMENTS.